

# First Month's Rent Half Price!\*

\*Fees must be paid by 31st January 2021

Harebell Gardens, Dunstable, Bedfordshire

£1,390 PCM

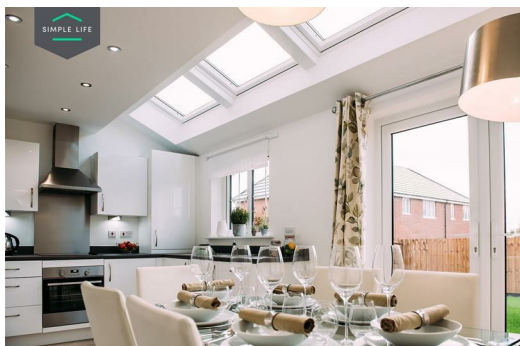
\*Receive your first month's rent half price\*  
\*full fees paid by 31st January 2021

Leagrave train station is less than 5 miles away providing quick access to Bedford, Brighton, Luton, St Albans and Gatwick, whereas the M1 and the A5-M1 Link are close by to take you beyond to Milton Keynes and London.

The Ellesmere is a stunning home built with your needs in mind. Downstairs, there is a generous living room, hallway and WC. The rear of the property has a magnificent living/kitchen area with a range of contemporary fitted units with integrated appliances. The room has French windows opening onto and overlooking the rear garden as well as a series of skylights which flood the room with light – an ideal space for both family time and entertaining. Upstairs there is a spacious family bathroom complete with a bath and shower, a master bedroom with fitted, mirrored wardrobes and two further well-proportioned bedrooms. At the top of the stairs you will also find a handy store cupboard.

Both centres of Houghton Regis and Dunstable are within easy reach of the site offering many local shops and supermarkets as well as the nearby White Lion Retail Park which includes a Next and an M&S Simply food among many other highstreet names.

For those of you looking to get out into nature you'll find Houghton Hall Park ideal for dog walkers,



24 Harebell Gardens, Dunstable, Bedfordshire, LU5 6RR



Energy Efficiency Rating			Environmental Impact (CO <sub>2</sub> ) Rating		
Very energy efficient - lower running costs	Good	Poor	Very environmentally friendly - lower CO <sub>2</sub> emissions	Good	Poor
92-100 A			100-120 A		
81-91 B			90-100 B		
71-80 C			80-90 C		
61-70 D			70-80 D		
51-60 E			60-70 E		
41-50 F			50-60 F		
31-40 G			40-50 G		
21-30			30-40		
1-20			20-30		
Very energy efficient - higher running costs			Very environmentally friendly - higher CO <sub>2</sub> emissions		